



Andrew Westall &lt;[REDACTED]&gt;

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**District Square**

6 messages

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**Steve Andrews** <[REDACTED]>  
To: Andrew Westall <[REDACTED]>

Thu, Oct 12, 2017 at 10:58 AM

Hi Andrew. Let's chat about District Square. Ray Chan brought me into the conversations with your office -- Duran on point -- and Duran now tells me that it is yours. Ray's posture is that the City would not deal with any money issues until it was a "real" project -- filings and significant filing fees paid -- and they have met that threshold. But now they are stalled again.

They have brought in Afriat Associates and Aaron Green has been updating me. They have been working with Planning and CATTny on how to come under the new CC Specific Plan, and now need to file for Site Plan Review.

All of this is SLOW -- but that is their business decision on how much energy and resources to apply, and ordinarily we could just let them go on about their business

The problem is the \$\$ -- CDBG, Floan Loan, CDBG-R (paid off), Section 108. Balance now 8.4M, some of it going back 15 years (!).

Optics and audits to come on having federal \$\$ in a project for 15 years with no results are not pleasant to contemplate, of course. And now that they have filed for a project that will NEVER create the required jobs (only 60,000 sf of retail; the rest housing), it will be even more embarrassing to leave all the public funds in place.

Things are coming to a head -- the float loan is about due for one thing. And the EWDD default letter that has been completely ignored makes for other vulnerabilities.

I have some thoughts on how to rationalize the situation that I would like to talk to you about.

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Steve Andrews  
Senior Policy Advisor  
Mayor's Office of Economic Development  
City of Los Angeles  
[REDACTED]

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**Andrew Westall** <[REDACTED]>  
To: Steve Andrews <[REDACTED]>

Mon, Oct 16, 2017 at 3:02 PM

Let me know what works for you to meet and discuss tomorrow afternoon or Wednesday afternoon (3pm on).

Thanks!

[Quoted text hidden]



**Andrew Westall**  
*Assistant Chief Deputy*  
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**Steve Andrews** <[REDACTED]>

Mon, Oct 16, 2017 at 3:06 PM